

FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variances would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

In accordance with Section 500.14 of the B.C.Z.R., the Director of the Department of Environmental Protection and Resource Management has

2. The Petitioners shall be required to remove the gravel driveway to the rear.

LES/00000

3. The Petitioners shall not allow or cause the accessory structure to be converted to a second dwelling unit and/or apartment. The garage shall contain no living or sleeping quarters, and no kitchen or bathroom facilities.
4. Compliance with the Department of Environmental Protection and Resource Management recommendations to be submitted upon completion of their review of this matter.


Lawrence E. Schmidt
LAWRENCE E. SCHMIDT
Zoning Commissioner
for Baltimore County

ORDER RECEIVED FOR FILING
Date 10/2/92
By M. Hoot

ORDER RECEIVED FOR FILING
Date 11/2/92
By Mr. S. G. Smith

ORDER RECEIVED FOR FILING
Date 10/2/92
By Mr. G. G. G. G.

October 2, 1992

Very truly yours,

Lawrence E. Schmidt
Zoning Commissioner

LES:mmn
enc1.

ENTERED POSTING DATE: _____

My Commission Expires: Nov 1, 1994

7) THERE SHOULD NOT BE ANY NEED FOR THE HIGHWAY WIDENING OF SANDALWOOD ROAD, AS SHOWN ON PLAT ENCL. JR. #47 FOLIO 148, BECAUSE BOTH SANDALWOOD ROAD AND THOMPSON BLVD. ARE DEAD-END ROADS THAT STOP AT SHARE FRONT PROPERTY. THERE ARE VERY FEW UNBUILT LOTS REMAINING IN THIS AREA.

93-53-A 63

ZONING DESCRIPTION FOR 903 THOMPSON BOULEVARD

BEGINNING AT A POINT ON THE NORTHEAST SIDE OF THOMPSON BOULEVARD WHICH IS 50.30' WIDE AT A DISTANCE OF 26.08' EAST OF THE CENTERLINE OF THE NEAREST IMPROVED INTERSECTING STREET SANDALWOOD ROAD WHICH IS 53.16' WIDE. BEING LOT #1 IN THE SUBDIVISION OF THE PROPERTY OF THOMAS E. WEST & WIFE AS RECORDED IN BALTIMORE COUNTY PLAT BOOK #47, FOLIO #148, CONTAINING 0.5863 ACRE OR 25,539 SQ. FEET IN LOT, ALSO KNOWN AS 903 THOMPSON BOULEVARD AND LOCATED IN THE 15TH ELECTION DISTRICT.

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 15th
Posted for: 9/18/92
Petitioner: Steven L. Kidwell
Location of property: 903 Thompson Blvd.
Location of Sign: 903 Thompson Blvd.
Remarks: 9/18/92
Posted by: [Signature]
Number of Signs: 1

Baltimore County
Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

receipt

PAID PER HAND WRITTEN RECEIPT DATED 8/18/92
8/28/92

PUBLIC HEARING FEES QTY PRICE
010 -ZONING VARIANCE (IRL) 1 X \$50.00
080 -POSTING SIGNS / ADVERTISING 1 X \$35.00
TOTAL: \$85.00

LAST NAME OF OWNER: KIDWELL

Please Make Checks Payable To: Baltimore County

Baltimore County
Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

receipt

Date: 8-18-92
Petitioner: STEVEN L. KIDWELL
Property: 903 THOMPSON BLVD.
C.D.: 5
E.O.: 15
ADMN. R.V.: \$85.00

CRITICAL

Please Make Checks Payable To: Baltimore County
BA 0012-107PH08-13-92 \$85.00

111 West Chesapeake Avenue
Towson, MD 21204

September 19, 1992

(410) 887-3353

Mr. & Mrs. Steven L. Kidwell
903 Thompson Blvd.
Baltimore, MD 21221

RE: Item No. 63, Case No. 93-53-A
Petitioner: Steven L. Kidwell, et ux
Petition for Administrative Variance

Dear Mr. & Mrs. Kidwell:

The Zoning Plans Advisory Committee (ZAC) has reviewed the plans submitted with the above referenced petition. The attached comments from each reviewing agency are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties, i.e. Zoning Commissioner, attorney and/or the petitioner, are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case.

Enclosed are all comments submitted thus far from the members of ZAC that offer or request information on your petition. If additional comments are received from other members of ZAC, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

The following comments are related only to the filing of future zoning petitions and are aimed at expediting the petition filing process with this office.

1) The Director of Zoning Administration and Development Management has instituted a system whereby seasoned zoning attorneys who feel that they are capable of filing petitions that comply with all aspects of the zoning regulations and petitions filing requirements can file their petitions with this office without the necessity of a preliminary review by Zoning personnel.

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

111 West Chesapeake Avenue
Towson, MD 21204

(410) 887-3353

Your petition has been received and accepted for filing this 15th day of August, 1992

ARNOLD JABLON
DIRECTOR

Received By:

W. Carl Rubenach Jr.
Chairman,
Zoning Plans Advisory Committee

Petitioner: Steven L. Kidwell, et ux
Petitioner's Attorney:

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Zoning Administration and
Development Management

DATE: September 4, 1992

FROM: Ervin Mc Daniel, Chief
Office of Planning and Zoning
Development Review Section

SUBJECT: Petitions from Zoning Advisory Committee
August 31, 1992

The Office of Planning and Zoning has no comments on the following petitions:

Steven L. Kidwell, Item No. Work #10 #63
Francisco Figueroa, Item No. Work #13 #66
Pamela H. Perkins, Item No. Work #14 #67
Johnny M. Boyles, Item No. Work #15 #68
Donald Proescher, Item No. #65

If there should be any further questions or if this office can provide additional information, please contact Francis Morsey in the Office of Planning at 887-3211.

EMcd/FM:prh

RECEIVED
SEP 8 1992
ZONING OFFICE

AUG31/ZAC1

BUREAU OF TRAFFIC ENGINEERING
DEPARTMENT OF PUBLIC WORKS
BALTIMORE COUNTY, MARYLAND

TO: Mr. Arnold Jablon, Director
Office of Zoning Administration
and Development Management

DATE: September 3, 1992

FROM: Rahee J. Famili
SUBJECT: Z.A.C. Comments

Z.A.C. MEETING DATE: August 31, 1992

WORK NUMBER: 10 #63

Access to the proposed garage needs to be off of the existing access on Sandalwood Road and the proposed driveway off of Thompson Boulevard needs to be eliminated.

Rahee J. Famili
Traffic Engineer II

RJF/lvd

RECEIVED
SEP 9 1992
ZONING OFFICE

DPW/Developers Engineering Division (Public Services)
Development Review Committee Response Form
Authorized signature: [Signature]

09/08/92

Date: 9/8/92

Project Name: Waiver Number: Zoning Issue: Meeting Date:

Stonegate at Patapsco (Azreal Property) 6-1-92
ZON DED TE (Waiting for developer to submit plans first)

COUNT 1

Project Name	Waiver Number	Zoning Issue	Meeting Date
Maiden Choice Associates	54	8/31/92	Comment
DED DEPRM RP STP TE			
Lyons Mill Partnership	62		NC
DED DEPRM RP STP TE			
Steven Lewis and Mary Ann Kidwell	63		NC
DED DEPRM RP STP TE			
Revisions, Inc.	64		Comment
DED DEPRM RP STP TE			
Donald And Margaret Proescher	65		NC
DED DEPRM RP STP TE			
Francisco and Ada Figueroa	66		NC
DED DEPRM RP STP TE			
Pamela H. and Randall W. Perkins	67		NC
DED DEPRM RP STP TE			
Johnny M. Boyles	68		NC
DED DEPRM RP STP TE			
Donald E. and Mary Bell Grempler	69		Comment
DED DEPRM RP STP TE			
Gordon E. Sugar	70		NC
DED DEPRM RP STP TE			
Michael and Patricia Perholtz	71		NC

DEPRM

Department of Environmental Protection & Resource Management
Development Review Committee Response Form
Authorized signature: [Signature]

09/14/92

Date: 9/15/92

Project Name: Waiver Number: Zoning Issue: Meeting Date:

Etta E. Plonden and Joan and Garland Arrington 57 8-24-92

DEPRM

COUNT 9

Project Name	Waiver Number	Zoning Issue	Meeting Date
Colonial Village Company	19	8-3-92	
DEPRM			
Susan J. Blum	23		
DEPRM			
Arthur Thomas Ward, III	9		
DEPRM			

COUNT 3

Project Name	Waiver Number	Zoning Issue	Meeting Date
Steven Lewis and Mary Ann Kidwell	63	8/31/92	
DEPRM			
Revisions, Inc.	64		
DEPRM			
Michael and Patricia Perholtz	71		
DEPRM			
Cheryl Blevins	73		
DEPRM			
Irvin H. and Judith B. Zeigenfuse	74		
DEPRM			

COUNT 5

Project Name	Waiver Number	Zoning Issue	Meeting Date
Golden Ring Mall Company Limited Partnership	60	9/8/92	
DED DEPRM RP STP TE			

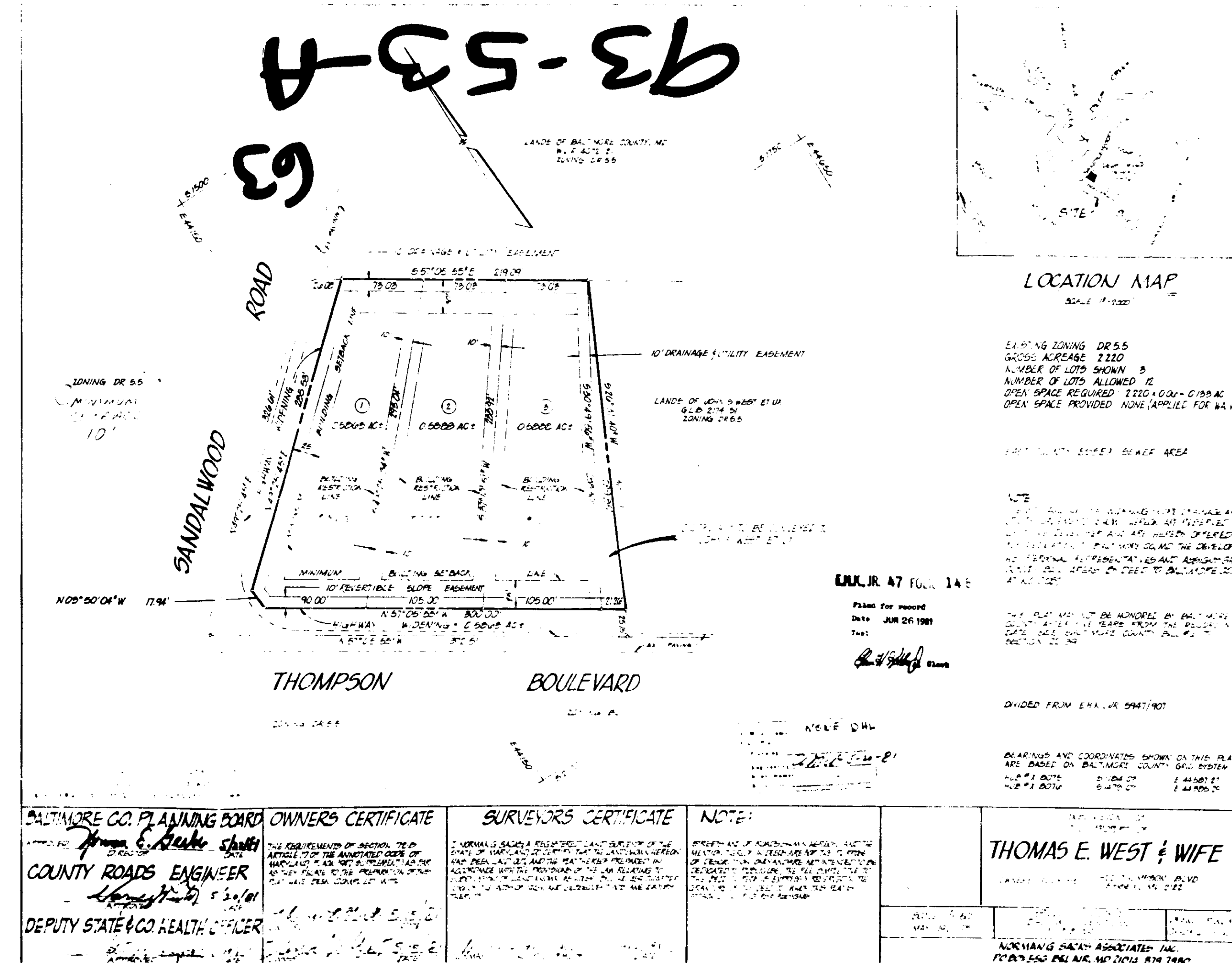
JP/KEK

RECEIVED
SEP 8 1992
ZONING OFFICE

DED DEPRM RP STP TE *No Comment*

KIDWELL/TXTSBP

Lawrence E. Schmidt
Lawrence E. Schmidt
Zoning Commissioner, Baltimore County

[illegible]

(SHEET N E 1-N)



Bill Nos. 144-88, 145-88, 146-88, 147-88, 148-88, 149-88, 150-88

Chairman, County Council

SHEET

BACK RIVER NECK

SE
LE

73-53-4 G3